

**Resolution  
of the  
City of Millville Planning Board  
Cumberland County  
New Jersey**

**RESOLUTION NO. 04-2020**

**WHEREAS**, the City of Millville Commission has passed on first reading a revision to Chapter 30 of the Millville Zoning Code, and the approximately 450-page document has been submitted to the Planning Board for determination of consistency with the master plan and input from the Planning Board and;

**WHEREAS**, The Millville Planning Board met at its regular meeting on February 10, 2020 with notice of a public hearing and the Board having considered the terms of the proposed Chapter 30 of the Millville Zoning Ordinance and having considered substantial input from the public and having come to conclusions based upon the record and wishing to memorialize the same;

**NOW, THEREFORE, BE IT RESOLVED**, this 10 day of February 2020 that the Board makes the following recommendations:

1. The signage portion of the ordinance of approximately 37 pages is not ready for deployment. It fails to address certain sign concerns and introduces uncertainty and confusion regarding historic sign usage including realtor for sale signs and the like. Accordingly, the Board recommends that we maintain the old sign ordinance and make modifications to it on an interim basis before revisiting the new ordinance language and revising it to accommodate identified problems.

2. The treatment of the Wawa tract referenced as Lakeshore Mixed Use should be reanalyzed and evaluated with an eye towards retaining as much of the natural aspects of the Lakeshore forest and natural habitat as possible. Specific attention as directed toward the designation of permitted uses including townhomes without making provision for single family residences.
3. The requirements concerning boat and RV storage and shielding as well as location number and size of sheds may need to be reviewed to comport with community standards.
4. The location and definition of rehabilitation facilities and the designation of appropriate locations for same should be evaluated with an eye toward utilizing available resources including public transportation and opportunity for development of land and buildings currently underutilized.
5. The structure of the ordinance should be reviewed to try to match the master plan designations and sequences so as to allow the document to be more easily accessed by those who need to review it and compare it to the master plan.
6. In general, the draft ordinance tends to include unnecessary items regulated by standards and codes which could be confusing or in conflict.

With all the above items having been considered, the Board finds that the plan is not yet mature nor ready for adoption and recommends to the City Commission that the proposed changes to Chapter 30 of the Zoning Code be withdrawn from consideration pending revision with the further recommendation that the revised updated Chapter 30 code be submitted for a new first reading and restarting of the review process by the City Commission followed by submission to the Planning Board after first reading and ultimately followed up with a second reading and adoption with public input and possible further modification.

**AND BE IT FURTHER RESOLVED** that a copy of this Resolution be forwarded to the City of Millville for consideration.

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City of Millville for consideration.

By: Kristine Klawitter  
Kristine Klawitter, Board Secretary

By: Robert S. Gallaher  
Robert S. Gallaher, Chairman

Dated: 2/10/2020